HORTON, DRAWOY, DILLARD, MARCHBANKS, CHAPMAN & BROWN, P.A., 307 PETTIGRU STREET, GREENVILLE, S. C. 29603 STATE OF SOUTH CAROLINA GREENVILLE CO. S. C. COUNTY OF GREENVILLE DEC 10 3 04 PH '71 KNOW ALL MEN BY THESE PRESENTS, that Linesey Builders, Inc. A Corporation chartered under the laws of the State of South Carolina - and having a principal place of business at Greenville, State of South Carolina, in consideration of Seventeen Thousand Four Hundred Fifty and no/100 (\$17,450.00)----the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto Michael Roger Durham, his heirs and assigns, forever, All that piece, parcel or lot of land, together with buildings and improvements, situate, lying and being on the southern side of Kenmore Drive, in Gantt Township, Greenville County, South Carolina, being shown and designated as Lot No. 153 on a plat of Rockvale, Section Two, made by J. Mac Richardson, Surveyor, dated July, 1959, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book QQ, at page 109, reference to which is hereby craved for the metes and bounds thereof. The above property is a portion of the same conveyed to the Grantor by deed of American Mortgage and Investment Co., recorded in the R.M.C. Office for Greenville County in Deed Book 893, at page 31, and is hereby conveyed subject to rights of way, easements, conditions, public roads and restrictive covenants reserved on plats and other instruments of public record and 7 actually existing on the ground affecting said property. The Grantee agrees to pay Greenville County property taxes for the tax year 1971 and subsequent years. The Grantee reserves an easement across the rear 12.5 feet of the above described property for the purpose of installation and maintenance of a sanitary sewer line in connection with the sewage disposal system for Rockvale Subdivision. together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee's(s') heirs or successors and assigns, forever. And, the grantor does hereby bind itself and its successors to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee's(s') heirs or successors and against every person whomsoever lawfully claiming or to claim the same of any IN WITNESS whereof the grantor has caused its corporate seal to be affixed hereto and these presents to be subscribed by its duly autherized officers, this 10th day of December, LINDSEY BUILDERS, INC. (SEAL) SIGNED, sealed and delivered in the presence of: A Corporation ·By: Président STATE OF SOUTH CAROLINA **PROBATE** COUNTY OF GREENVILLE Personally appeared the undersigned witness and made oath that (s)he saw the within named Corporation, by its duly authorized officers, sign, seal and as the grantor's act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

10thday of December,

December

SWORN to before me this 10th

Notary Public for South Carolina
My commission expires 9/15/79

RECORDED this 10th